

## **4 Bedroom House for Sale in Limassol - Agios Athanasios**

For sale: Modern 4-bedroom villa in the sought-after area of Agios Athanasios. This spacious home offers 200 m2 of internal living space, designed with comfort and style in mind. The villa features four generously sized bedrooms, including a master suite, as well as a bright open-plan living and dining area with large windows that capture both sea and city views.



Built in 2023, the property boasts high-quality finishes and contemporary architecture throughout. Step outside to a private swimming pool and a relaxing patio, perfect for enjoying the warm Mediterranean climate with family and friends.

Agios Athanasios is a well-established residential neighborhood known for its...

Property Info		Plot / Area Info		Additional info	
Covered Area	200	Plot area	433	Reference Number	26757
Heating	Central Heating, Yes	Pool	Yes	Property type Condition	House Pre-Owned
Air Conditioning	All rooms, Yes	Parking	Covered, Yes	View	Sea view

## Amenities Location

• Storage room

Location: Limassol - Agios Athanasios Region: Limassol

Coordinates: 34.722342871185 / 33.063583821608



Price: €1 380 000 + VAT

VAT for this property is €117,300 or €262,200. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

VAT Excluded Title transfer fee  $\sim \le 51\ 800.00$  Common expenses None Price per SQM  $\le 6\ 900.00/m^2$ 

## **Representative: Kazo Real Estate**

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## **Price change history**

€1 380 000 on Jun 18, 2025





















